

018.0

0006

0004.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

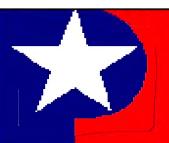
827,700 / 827,700

USE VALUE:

827,700 / 827,700

ASSESSED:

827,700 / 827,700



PROPERTY LOCATION

No	Alt No	Direction/Street/City
57		COLONIAL DR, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	COURTEMANCHE JEAN	
Owner 2:	RICARD ISABELLE V	
Owner 3:		

Street 1: 57 COLONIAL DRIVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: MOY FRANKLIN J/BIYAO -

Owner 2: -

Street 1: 57 COLONIAL DRIVE

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 6,175 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1940, having primarily Vinyl Exterior and 2300 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6175		Sq. Ft.	Site		0	85.	0.98	2									514,461						514,500	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	6175.000	313,200		514,500	827,700		13023
							GIS Ref
							GIS Ref
							Insp Date
							08/11/16

PREVIOUS ASSESSMENT									Parcel ID	Parcel ID			PAT ACCT.			
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date						
2020	101	FV	313,300	0	6,175.	514,500	827,800	827,800	Year End Roll	12/18/2019						
2019	101	FV	248,000	0	6,175.	665,800	913,800	913,800	Year End Roll	1/3/2019						
2018	101	FV	248,000	0	6,175.	423,700	671,700	671,700	Year End Roll	12/20/2017						
2017	101	FV	248,000	0	6,175.	387,400	635,400	635,400	Year End Roll	1/3/2017						
2016	101	FV	206,400	0	6,175.	314,700	521,100	521,100	Year End	1/4/2016						
2015	101	FV	194,300	0	6,175.	314,700	509,000	509,000	Year End Roll	12/11/2014						
2014	101	FV	194,300	0	6,175.	286,900	481,200	481,200	Year End Roll	12/16/2013						
2013	101	FV	194,300	0	6,175.	273,000	467,300	467,300		12/13/2012						

BUILDING PERMITS										ACTIVITY INFORMATION							
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
9/17/2019	1432		13,403						8/11/2016	Inspected	PT	Paul T					
11/3/2015	1700	Solar Pa	10,000						7/22/2016	Left Notice	PT	Paul T					
4/10/2015	314	Dormers	45,000					18 x 12 rear shed	7/22/2016	Permit Visit	PT	Paul T					
4/7/2015	288	Demoliti	2,500					interior walls and	5/26/2015	Permit Insp	PC	PHIL C					
4/19/2011	293	Re-Roof	6,990						1/30/2009	Meas/Inspect	372	PATRIOT					
10/10/1997	609	Manual	10,000					WINDOWS-V/SIDING-B	12/3/2008	MLS	MM	Mary M					
									8/7/2007	MLS	HC	Helen Chinal					
									10/5/1999	Mailer Sent							
									10/5/1999	Measured	264	PATRIOT					

Sign: VERIFICATION OF VISIT NOT DATA

